

Surf Pines Breeze

Newsletter of the Surf Pines Association

January 2010 Vol. XVI, No. 2

Year Long Process Yields New Bylaws



Association members at the August 2008 annual meeting generated a proposal to form an ad hoc Bylaws Committee to review the existing Surf Pines bylaws. A cover page article by Bylaw Committee member Clarke Powers in the January 2009 *Breeze* summarized many of the topics that the committee would be discussing. This volunteer member committee held open meetings throughout 2009 often reporting at regular board meetings. A summary of the committee's recommendations were presented at the 2009 annual meeting. All of the proposed bylaw amendments that were voted on by the association members on October 17, 2009 passed. Please see your accompanying insert with new bylaw information. Comments from SPA president, Michael Wilkin, regarding the next steps are on page three of this edition of the *Breeze*.

Security Corner

by John and Carol Gates

Winter is here and Surf Pines has had its first cold weather and with it came more than fourteen frozen pipe breaks, many causing serious damage. Many of these could have been prevented by simply disconnecting outside hoses, covering faucets and leaving heat on in your home. When we find a water break, we turn off the water, then notify the home owner. Emergency notification is a challenge because many residents have not completed or updated their emergency contact form. Many reports of broken pipes were received from neighbors who heard or saw water running. We are grateful for those who notified us because it takes a long time to check all the part-time homes and the quicker the response, the less water damage. To assure the fastest response in emergencies, please remove the old four-digit addresses and be sure the five-digit numbers are visible from the street! Finding addresses in the dark is difficult even with one house number.

We have had some reports of mushroom and game hunters in Surf Pines. If you see an unfamiliar vehicle on your road or in your neighbors driveway give me a call. I would rather investigate and find it's someone who belongs there, than to not check and find it was a break-in. We all need to look out for each other.

I would like to take this opportunity to thank the volunteers who work so hard to make Surf Pines what it is. Whether it's clearing roads after a wind storm, clearing driveways or park maintenance, they are always there to help without being asked and that makes my job so much easier.

In closing, I would like to wish everyone a very happy and safe New Year.

Real Estate**by Karen Radditz**

The Rothenbergers on Malarkey Lane just listed their home for \$625,000. Over 2200 square feet facing their own private lake.

The Granziero home is located at 89543 Lakeside Court, listed at \$499,900. A nice corner lot with lots of sunshine.

90002 Manion is owned by the Zimel-Newlins sold recently for \$575,000. It is an ocean view home.

89529 Manion Drive also sold recently for \$310,000.

\$1,850,000 will buy you, this fabulous ocean view owned by Damons, 33112 Malarkey Lane. Also on Malarkey is 33099 Malarkey Lane owned by the King family listed at \$950,000, ocean view.

89463 Manion Drive recently sold for \$445,000

The yellow house at 89187 Manion Drive listed for \$915,000, recently reduced to \$899,000, complete with it's own greenhouse.

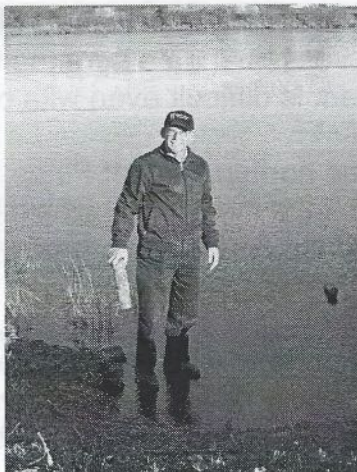
89632 Sea Breeze owned by the Johannsens is now for sale at \$400,000

89920 Ocean Dr owned by the Souvenir family is for sale for \$549,000, such a steal for an ocean front home.

There are several lots for sale in Surf Pines. The Stockstills are selling two on Manion Drive, both over an acre. One for \$140,000, the other for \$130,000. David Manion's lot is on Ocean Drive for \$300,000. The Donohue's land is on Ocean Drive listed for sale at \$299,000.

Sunset Lake Freezes

For the first time in recent memory Sunset Lake formed a complete sheet of ice from shore to shore during our cold spell in mid-December, thick enough for association member Mel Rogie to walk on.

**Late Fees****By Gheri Fouts, Treasurer**

I wish the very best to you all in this New Year and I want to take this opportunity to explain the late fee bookkeeping process in case you should miss a quarterly membership dues payment. If you are late in paying your membership dues, you will receive a statement indicating that you owe the \$135 dues and a late payment fee of \$15. There seems to be some confusion about late fees and occasionally members pay the \$135 payment a month late after they receive the statement but neglect to pay the \$15. Leaving this \$15 fee unpaid results in another \$15 fee added the following month. In other words, a \$15 fee will be added each month until the total is paid. Assessing a \$15 late fee per month is not a policy, it is a bylaw (9.6.b) that was approved by the membership at the annual meeting in August 2006. So, if you should forget to pay your membership dues of \$135/quarter, and our bookkeeper sends you a statement for \$135 + \$15, please remember to send the total of \$150 before the end of that month or another \$15 is added. If you do not understand this billing, please give me a call. Extenuating circumstances will be considered by the board.

Volunteer for a Committee**by Patrick Kelley**

Although you do not choose to live in Surf Pines just to volunteer your time, Surf Pines depends on volunteers like you. To volunteer for work on a standing committee, either Safety and Security, Roads and Grounds, or Community Relations, contact the committee chairperson. To volunteer for work on an ad hoc committee, either Budget or Nominations, contact, respectively, either the treasurer or the president. (For telephone numbers, addresses, and email addresses, see page 8.)

Editor's note: Committee meeting times are flexible and are established by the participating members.

President's Comments

by Michael Wilkin, SPA President

Happy New Year!

As you may have already heard all of the bylaw proposals voted on in October passed. Some were more popular than others, but all gained enough votes to make it past the post. With this issue of the *Breeze* you will find a copy of our current bylaws, updated with the latest changes.

So where do we go from here, what difference will the new bylaws make? Probably the biggest question is how will they be implemented and just as importantly how will we make sure they are applied fairly and evenly?

The Bylaws Committee gave us a start on this by suggesting a new committee that would review member complaints passed to it by the Board and try to resolve the dispute amicably. Another suggestion is that the Board deal with matters directly each time. We have no police force or compliance officers and risk a very uneven enforcement practice without having a process in place before hearing complaints. Please be assured we will develop a fair system, and publish it, before we entertain any reports of non-compliance with the new bylaws. I'm sure there will be more on this as we come to grips with it.

The vote on the bylaw changes was not without its detractors. The Association may be faced with litigation relating to the bylaws, and the Board has been recently advised to not comment on any details of this legal process.

The winter season is upon us and will continue for some months, already we have had power outages, blocked roads and frozen pipes; who knows what's next! Please be safe, avoid any downed power lines and be careful when it's cold or the wind is blowing hard outside.

Member's Comments

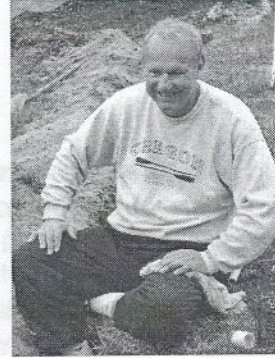
by Fred and Sherry Steinmetz

Let's face it, being a volunteer is not always fun. You get a lot of negative feed back and not much positive reinforcement. I, for one, think it is time to thank those on the Roads & Grounds crew who have taken the time and energy to improve the quality of life for our community.

For many of us the effort to standardize our roadways (widen) came with the promise that it would improve traffic flow. I was highly skeptical that one could modify the existing roadway enough to make a positive difference in the flow of traffic. Guess what, I was wrong. When I walk down Ocean Drive the graveled shoulders dramatically improve the flow of pedestrian and vehicular traffic. After the simple improvement of providing gravel shoulders, I believe it is much safer to walk Ocean Drive. Thank You for a job well done and I hope you continue to improve the roads throughout the community.



Surf Pines Volunteers



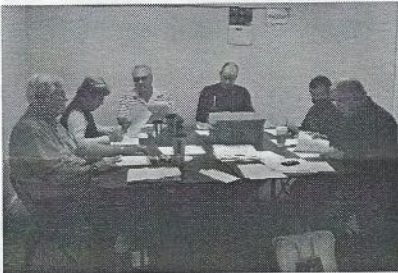
Surf Pines Volunteers: Greater Value Than the Bureau of Labor Credits

Surf Pines greatly benefits from the work of volunteer committees, activities, as well as multiple work parties. Surf Pines Association Board members, committee members and work parties all volunteer their time and dedicate hours to improve our community. This year has been an inspiring year of volunteer participation from our members, including a fundraiser by the Community Relations Committee to benefit the Clatsop Community Food Bank.



Community Relations Committee

Communities, organizations, and businesses benefit from volunteers who donate their time and expertise. The Bureau of Labor Statistics calculated the monetary value of volunteer time in 2008 as \$20.25 an hour. There is certainly a financial benefit of volunteers. Beyond that, volunteering offers a way to share time with neighbors. Our volunteers reveal a level of commitment from year-round and part-time residents that makes Surf Pines more than a neighborhood.



Board of Directors

If you are interested in serving on a committee, special event, or Roads and Grounds work party, contact information for the members who serve as Committee Chairs are listed on the back page of the *Breeze*. Meeting times are determined by the committee members and are flexible based on participating member's schedules.



Roads & Grounds Committee



Bob McWhirter supervising road paving



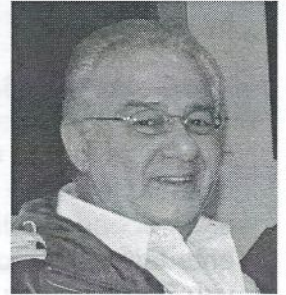
Jeff leaning on rake

Community Safety/Community Security

by Jim Cooper



Hi. I'm the chairman of the Surf Pines Safety and Security Committee. I'd like to share a few ideas with you and ask for yours in return. The key idea is that we in Surf Pines are a community. As the name "community" implies, we have interests in common. At the top of that list of interests is our continued safety and security. It's a community interest and it takes community action. We spend a lot of time in our committee meetings discussing how to address the greatest threat to our collective safety and security: speeding. We need a community effort if we are ever to reduce this threat. It takes each of us and all of us to slow down on our roads. In 2010 please do your part to make Surf Pines more safe and secure. SLOW DOWN.



Do you know that Surf Pines has an informal Neighborhood Watch? What is it? Is it a large clock on a pole at the Meeting House? NO! It's a simple and very effective way of keeping Surf Pines safe. We all need to participate in Neighborhood Watch. And, it's easy to do: Everyone needs to be aware of what is happening around our neighborhood. If you see a stranger "casing the joint;" injured or dead animals; doors left open and no one home; vandals; storm damage, etc., call John Gates at Security, 503-298-7911 (cell) or 503-738-0637 (home/office). If you see fire, burglars, medical or any emergency event, call 911 first and report.

Better to be safe than sorry. I'll bet you're starting to get the picture that caring for your neighbor is an important interest we hold in common. In almost all emergencies, it's a neighbor who calls to report an incident.

We can also help ourselves to prevent problems. Here are a few ideas:

- Get to know your neighbors. Exchange contact information. Agree to help each other.
- Let your neighbors know if you will be away for extended periods of time. (Let John Gates know as well)
- Protect your permanent gate code. This code allows access 24 hours per day. Give this code only to people you know and trust and who will have a continuing need to use it. If you believe your permanent code has been compromised (given to others you did not authorize), contact John Gates who will delete this code and assign a new permanent code for your use.
- Lighting is a good deterrent to crime at night. If you will be away, put timers on a few lights.
- Don't leave your doors and windows unlocked when you are not home.
- If you put your trash can out on Saturday, it's like putting up a sign "I won't be home for a week." Ask your neighbor for help putting out your trash or contact Western Oregon Waste for pick-up at your house.
- Place a hold on your mail and/or newspaper deliveries if your home will be vacant. The U.S. Postal Service makes it easy on their website: usps.com
- Drive 25 mph or slower. Slow down for pedestrians. Never insist on the right of way.

As I said in the beginning, we're a community with our safety and security held in common. The actions are simple and they're rewarding. Let me know what's on your mind. What do you think we should do to enhance our mutual safety and security? Please send your ideas to Jim Cooper, Safety and Security Committee, 33317 Surf Pines Lane, Warrenton, OR 97146 or e-mail to coopchrissy@comcast.net.

Thank you for helping to keep Surf Pines safe.

Community, Community, Community....



Celebrating The End Of 2009

by Katie Weber

The end of the year was celebrated with two holiday parties.

Our hosts for the October fall party were Bob and Gay Scanlon. We had fabulous October fest type appetizers and wines to compliment them. A small herd of elk and another of deer with a backdrop of the ocean and perfect sunset supplied our entertainment. Good food and interesting conversations made a great party. Thank you Bob and Gay, you are wonderful hosts.



December brought us our Holiday party hosted by Mitch and Deb Proyect. Dinner was served in the half-court basketball room, appetizers could be found on the pool table. The Holiday party was also the night of the Big Drawing for our wonderful quilt. Our big winners were Ed and Mary Ann Kerber from Surf Pines. The raffle raised \$700.00 for the Clatsop Community Food Bank. Even if you didn't win the quilt, you who purchased tickets are still winners for your generous support of our local community. We'd like to thank all the quilters for making their squares, a Big Thank You to Colleen Casaleggio for your generous donation of materials and time in assembling the quilt and another thank you to all the ticket sellers. We're all winners.

The Community Relations Committee would like to wish you all a Happy and Healthy New Year. See you in 2010!



Quilt winners Ed and Mary Ann Kerber



Check Presentation, Food Program Developer, Martin Marlin
Community Relations members: Colleen Casaleggio and Katie Weber

October Fest



Holiday Party



Spring Fling

by Katie Weber

You are invited to Spring Fling on Saturday, March 6, from 6:00-9:00 p.m. at the home of Gene and Norma Keever, 89026 Ocean Drive, the south end of the low road.

Expect a wine bar overflowing with tempting wines and a table full of tasty appetizers. And expect to meet old friends and new neighbors from Surf Pines.

The Community Relations Committee, sponsor of the party, asks that you join your friends and neighbors in bringing wine (or non-alcoholic alternative) and an appetizer to share.

The season will be almost spring. Enjoy a fling.

Surf Pines New Years Resolutions



- ☐ Volunteer for a committee or work party
- ☐ Attend a board and/or committee meeting
- ☐ Attend the annual members meeting
- ☐ Don't complain - get involved
- ☐ Obey the 25 MPH speed limit
- ☐ Clean up after your dog
- ☐ Read and contribute to the *Breeze*
- ☐ Use the visitor gate codes
- ☐ Don't give out personal gate code
- ☐ Meet another neighbor
- ☐ Plant a tree
- ☐ Attend a community get-together
- ☐ Thank John and Carol



Surf Pines Board of Directors

President	Michael Wilkin	89961 Manion Dr	861-0701	wilkin@ccalmr.ogi.edu
Vice-President	Burr Allegaert	89332 Manion Dr	738-7717	burr@theoregonshores.com
Treasurer	Gheri Fouts	89531 Shady Pines	738-6434	ghfouts@msn.com
Secretary	Dave Lukens	89774 Surf Pines Landing Dr	717-1284	dluke51@freedomnw.com
Director	Jeff Hall	89685 Manion Dr	739-0893	jlh434@mac.com

COMMITTEES

Safety & Security	Jim Cooper	33248 Silverspot Ln	861-9657	coopchrissy@comcast.net
Roads & Grounds	Don Kruger	90128 Manion Dr	861-3815	dnkruger@msn.com
Community Relations	Katie Weber Bonnie Rogie	89783 Sea Breeze Dr 89825 Surf Pines Landing Dr	738-5986 717-1003	kkweber1@yahoo.com brogie1@verizon.net

SECURITY

John Gates	33317 Surf Pines Lane	738-0637 298-7911	gates7299@hotmail.com
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The Surf Pines Breeze is a quarterly publication of The Surf Pines Association
33317 Surf Pines Lane, Warrenton, Oregon 97146
Members are invited to contribute articles. Contact Jeff Hall at jlh434@mac.com.